

Wisconsin 14-Day Notice to Vacate Premises For Breach of Tenant Agreement

TO:

(name of tenant)

(address)

This notifies you that you are in violation of the lease that you have with the landlord of the above premises as follows:

DESCRIPTION OF VIOLATION: (check the appropriate box)

- In accordance with 704.17(2)(a) for the second (2nd) time in the last year you did not pay the full monthly rent which was due on_____. Your lease has now been effectively terminated and you are to vacate the premises along with all your possessions.
- In accordance with 704.17(2)(b) for the second (2nd) time in the last year you violated the terms and conditions of the rental agreement as follows:_____

This notice terminates your tenancy at the above address pursuant to Section 704.17, Wisconsin Statutes, and requires you to vacate the premises described above **within fourteen (14) days** after this notice has been served upon you.

Dated:_____

Landlord or Agent of Landlord

(address of landlord)

(telephone number)



CERTIFICATE OF SERVICE

I certify that on the _____ day of _____, 20____ I served this notice to

_____ by

- Delivering it personally to the person in possession.
- Mailing a copy of the notice by registered or certified mail to the tenant at the tenant's last-known address.
- Leaving it at the tenant's usual place of abode in the presence of some competent member of the tenant's family at least 14 years of age, who was informed of the contents of the notice.
- Leaving a copy with a competent person, _____, apparently in charge of the rented premises or occupying the premises or a part thereof, **and** by mailing a copy by regular or other mail to the tenant's last-known address.
- Affixing a copy of the notice in a conspicuous place on the rented premises where it can be conveniently read, **and** by mailing a copy by regular or other mail to the tenant's last-known address.

Signature _____